

Customer w/Gallery

**Lots and Land**  
**6190438 Active**

**W Mead Ave**  
**Montrose, IL 62445**



**L\$10,000**



<b>County:</b>	Effingham	<b>Zoning:</b>	COM
<b>Lake/ Name:</b>	No	<b>Taxes/ Yr:</b>	\$160/ 2016
<b>School:</b>	Dieterich Dist. 30	<b>Permit Ready Y/N:</b>	
<b>Elem School:</b>		<b>HOA Dollar Amt:</b>	\$
<b>Middle School:</b>		<b>Tax ID:</b>	1019002075
<b>High School:</b>		<b>Legal Access:</b>	Yes
<b>Acres Apx:</b>	.32	<b>Plan Unit Dev Y/N:</b>	No
<b>Lot SF:</b>	13,939	<b>Gov't Program Y/N:</b>	
<b>Apx Lot Dim:</b>	100 x 140	<b>Leased Y/N:</b>	
<b>Water:</b>	City	<b>Covenants/Restrict Y/N:</b>	
<b>Sewer:</b>	City	<b>CFD Available:</b>	No
<b>Lake Front Y/N:</b>	No		
<b>REO:</b>	No		

<b>Road Frontage:</b> 100	<b>Outbuilding:</b> No	<b>Tot. Outbldg SF:</b>
<b>Pasture Acres:</b>	<b>Tillable Acres:</b>	<b>SF Provided By:</b>
<b>Wooded Acres:</b>	<b>Pond Acres:</b>	<b>Scrub Acres:</b>
<b>Soybean Act:</b>	<b>Other Act:</b>	<b>Corn Act:</b>
<b>Current Use Agr:</b> No	<b>Mineral Rights:</b>	

**Features Exterior:** Level , Street Lights  
**Road Construction:** Asphalt  
**Util In Place:** Sewer , Water  
**Utilities Available:** Cable , Electric , Gas , Sewer , Water , Septic  
**Tax Exemption:** None

**Remarks:** Nice sized commercial lot close to the interstate.  
**Directions:** From T Town go to Montrose come to the stop sign and turn left then take your next left on Mead Ave look for signs.  
**Legal:** LOTS 13 & 14 BLK 8 VAN SANDT'S ADD 1567/107 1374/253 354/130

**PREPARED BY**



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